

**BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING
JUNE 2, 2014 – REGULAR SESSION**

The Board of Island County Commissioners (including Diking Improvement District #4) met in Regular Session on June 2, 2014 beginning at 10:00 a.m. in the Board of County Commissioners Hearing Room (Room # 102B), Annex Building, 1 N.E. 6th Street, Coupeville, Washington. Jill Johnson, Chair, and Helen Price Johnson, Member were present. Commissioner District 3 position is vacant. The meeting began with the Pledge of Allegiance.

Note: To view the video recording of this meeting, go to the County's [website](#) or directly to [the video](#). If you are interested only in a specific topic, click on the timestamp located on [the agenda](#) for that particular issue to hear the discussion.

PUBLIC INPUT OR COMMENTS

[Documents on file with the Clerk of the Board]

Public input or comments were offered by:

- Carol Wilkerson
- Rufus Rose
- Frank Harshfield
- Mike Navarre
- Commissioner Johnson responded to Mr. Navarre
- Commissioner Price Johnson responded to Mr. Harshfield
- Commissioner Johnson responded to Mr. Harshfield and Ms. Wilkerson

CONSENT AGENDA

[Documents on file with the Clerk of the Board]

Pre-audited bills:	\$421,734.85	
Vouchers:	\$654,765.89	
Electronic funds transfers:	\$21,295.57	
Payroll:	\$611,611.89	
Minutes:	Work Session:	4/16/14
	Regular Sessions:	4/7, 4/14, 4/21, 4/28/14
	Special Sessions:	4/11 and 4/15/14

Assessor

Resolution C-57-14 Authorizing Classifying Timberland as Designated Forest Land in Island County. In an effort to reduce administration of two forest exemption programs, the 2014 Legislature passed and the Governor signed into law SB 6180 that offers Counties a merger option that combines the timber land designation with the designated forest land program

Budget

- Interlocal Agreement with the Port District of South Whidbey Island. This agreement funded by Rural County Economic Development Funds provides funding for the South Whidbey Harbor Passenger Ferry Mooring. Amount: \$130,000 (RM-BUD-2014-106)
- Schedule Public Hearing: Resolution C-58-14 Amending the 2014 Budget. The proposed resolution adjusts the 2014 Budget to recognize unforeseen changes in revenues and expenditures that have occurred since adoption of the County's annual budget. Date and time: June 16, 2014 at 10:15 a.m.

**BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING
JUNE 2, 2014 – REGULAR SESSION**

- Schedule Public Hearing: Ordinance C-59-14 Amending Island County Code Chapter 2.29 to increase the minimum threshold for competitive solicitation and to revise the contract review procedures for service contracts. Date and time: June 16, 2014 at 10:15 a.m.

Enhanced 911

911 Excise Tax Amended Agreement with WA State Department of Revenue to update the existing agreement for collection and distribution of E911 phone taxes to now also include collection of E911 taxes on prepaid cell phones as per RCW 82.14B (RM-BOCC-2014-125)

GSA

Hayfield Lease with 3 Sisters Cattle Company, LLC. This lease for 38 acres between Scenic Heights and Balda Roads allows 3 Sisters Cattle Company, LLC to continue farming on the property and maintaining it as a wildlife habitat. Amount: \$3,001.54 annually including leasehold tax (RM-GSA-2014-124)

Human Resources

- Job Requisition No. 038-14 – Human Services Outreach Mental Health Specialist
- Resolution C-60-14 Revising Personnel Policies and Procedures Manual Policy 2.01.026, Religious Holidays

Human Services

- ~~Contract Amendment 1 with Housing Authority of Island County to allow change in terms to contract funding for purchase of property for Sunny View Village. Contract No. HS-37-14; Contract Amendment Amount: \$0 (RM-HS-2014-146) MOVED TO REGULAR AGENDA~~
- ~~Contract Amendment 1 with Housing Authority of Island County to allow change in terms to contract funding for purchase of property for Sunny View Village. Contract No. HS-38-14; Amount: \$0 (RM-HS-2014-144) MOVED TO REGULAR AGENDA~~
- ~~Contract with Housing Authority of Island County, a recordable Consent and Amendment Agreement regarding the County's consent to the change in terms to Contract Nos. HS-37-14 and HS-38-14 for Sunny View Village, as required by lender. Contract No. HS-39-14; Contract Amount: \$0 (RM-HS-2014-143) MOVED TO REGULAR AGENDA~~
- ~~Contract with Housing Authority of Island County, a Priority and Subordination Agreement regarding the secured interests each lender or grantee will have in the property upon which Sunny View Village will be built. Contract No. HS-40-14; Contract Amount: \$0 (RM-HS-2014-155) MOVED TO REGULAR AGENDA~~
- Interlocal Agreement with the City of Oak Harbor and Oak Harbor Police Department outlining implementation of liquor compliance checks within the City of Oak Harbor. Contract No. HS-35-14; WA State Department of Social and Health Services (DSHS) Law Enforcement Partnership Grant in the amount of \$2,500 (RM-HS-2014-114)
- Contract Amendment 1 with WA Initiative for Supported Employment changing reimbursement rate from \$115 to \$120 per unit. Contract No. HS-45-13(1); Amount: \$0 (RM-HS-2014-134)

Planning & Community Development

Schedule Public Hearing: 386/13 PBRs. Applicants Philip Groening and Cynthia Smith are requesting that 10.7 of 14.83 acres of property on south Whidbey Island be admitted into the Public Benefit Rating System current use taxation program. The Planning Department is recommending approval of 5 PBRs points for a current use valuation at 80% of the market value. Date and time: June 16, 2014 at 10:15 a.m.

**BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING
JUNE 2, 2014 – REGULAR SESSION**

Public Health

Contract Amendment 14 with WA State Department of Health – Consolidated Contract. Amendment provides additional funding to Public Health Programs: SNAP-ED, On-Site Sewage Systems, and reduces funding to the Office of Drinking Water Group-A Program for sanitary surveys and technical support. Contract No. C16886; Amendment Amount: \$49,091 (RM-HLTH-2014-131)

Public Works- County Roads

- Bid Award – East Camano Dr./Elger Bay Rd/Monticello Dr. Intersection Improvements; CRP 12-05, JL 01080-0003; Award to SRV Construction, Inc. Amount: \$507,576.60
- Resolution C-61-14 (R-21-14) Surplus of County Property – 1997 Ford Taurus Sedan Equipment No. 9
- Purchase Order No. 9600 – Karmart; 2014 Volkswagen Jetta SE; Purchase off State Contract No. 03513. Amount: \$27,787.52 (incl. WSST) (RM-PW-2014-135) (PW-1420-062)
- Resolution C-62-14 (R-22-14) Surplus of County Property – 1997 Ford Taurus Sedan Equipment No. 24
- Purchase Order No. 10351 – Bud Clary Chevrolet, Inc.; Dodge RAM 1500 4WD Crew Cab Pickup; Purchase off State Contract No. 03813. Amount: \$38,585.12 (incl. WSST); (RM-PW-2014-146)(PW1420-064)
- Resolution C-63-14 (R-23-14) Initiating a County Road Project Designated as CRP 14-03, JL No. 0117-0104 and 0204; 2014 County-wide Federal Aid Roadway Preservation HMA Overlays
- Local Agency Federal Aid Prospectus – WA State Department of Transportation; Project Proposal for CRP 14-03 – paving qualifying Federally classified collector/arterial roads on Whidbey Island
- Local Agency Agreement – WA State Department of Transportation; CRP 14-03, JL No. 0117-0104 and 0204; 2014 Countywide Fed-Aid Roadway Preservation. Amount: \$476,647 (State-\$412,299/County-\$64,348) (RM-PW-2014-137) (PW-1420-069)
- Local Agency Agreement – WA State Department of Transportation; South Whidbey Bicycle Tour Route Establishment. Amount: \$20,500 (\$20,000/Federal; \$500/County) (RM-PW-2014-151) (PW-1420-075)
- Agreement – County Road Administration Board (CRAB); Rural Arterial Program (RAP) Project Agreement for Construction Proposal; Boon Road. Amount: \$861,921 (RM-PW-2014-127) (PW-1420-063)
- Contract/Contract Bond – SRV Construction, Inc.; Hastie Lake Road/Zylstra Road Intersection Improvements – Whidbey Island; CRP 09-06, JL 00439; \$780,255.25 (RM-PW-2014-122) (PW-1420-061)
- Contract/Contract Bond – CEMEX Construction Materials Pacific, LLC aka Cemex, Inc.; 2014 Camano Island HMA Overlays; CRP 14-01, JL 01112-1002. Amount: \$579,860.50 (RM-PW-2014-152)(PW-1420-074)

Public Works Division

- Amendment No. 1 – Department of Enterprise Services; Adult Jail HVAC and County Wide Energy Upgrades; PWP 13-03; Authorizes project design and construction, establishes DES Management fee. (RM-PW-2014-33)(PW-1320-158)
- Agreement – Department of Enterprise Services; Adult Jail HVAC and County Wide Energy Upgrades; PWP 13-03; Funding Approval – Authorization No. 2013-116GA(1); Design & Implementation of Energy Conservation Measures; \$336,427.04 (RM-PW-2014-41) (PW-1320-157)

**BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING
JUNE 2, 2014 – REGULAR SESSION**

- Agreement - Department of Enterprise Services; Adult Jail HVAC & County Wide Energy Upgrades; PWP 13-03; Funding Approval – Authorization No. 2013-116G(1-1); Energy Services Company Contract; \$1,076,448.96 (RM-PW-2014-41) (PW-1320-157)

ACTION TAKEN:

Motion by Commissioner Price Johnson to approve the Consent Agenda as amended without Items 11, 12, 13 and 14, second by Commissioner Johnson. Motion carried 2-0

REGULAR AGENDA

[Documents on file with the Clerk of the Board]

Human Services

MOVED FROM THE CONSENT AGENDA TO THE REGULAR AGENDA

- Contract Amendment 1 with Housing Authority of Island County to allow change in terms to contract funding for purchase of property for Sunny View Village. Contract No. HS-37-14; Contract Amendment Amount: \$0 (RM-HS-2014-146)
- Contract Amendment 1 with Housing Authority of Island County to allow change in terms to contract funding for purchase of property for Sunny View Village. Contract No. HS-38-14; Amount: \$0 (RM-HS-2014-144)
- Contract with Housing Authority of Island County, a recordable Consent and Amendment Agreement regarding the County's consent to the change in terms to Contract Nos. HS-37-14 and HS-38-14 for Sunny View Village, as required by lender. Contract No. HS-39-14; Contract Amount: \$0 (RM-HS-2014-143)
- Contract with Housing Authority of Island County, a Priority and Subordination Agreement regarding the secured interests each lender or grantee will have in the property upon which Sunny View Village will be built. Contract No. HS-40-14; Contract Amount: \$0 (RM-HS-2014-155)

Catherine Reid, Housing Assistant/Grant Contract Coordinator with Human Services, provided the staff report. She indicated the idea behind the 25-unit project is to provide homeless housing and affordable housing to people working in Island County who might not otherwise be able to afford housing. Five of the units will be used for homeless individuals, eight units will be used for individuals who earn 50% or lower of area median income, with the remaining twelve units used for those at 60% or lower of area median income, a one-time exception. This does not increase the number of homeless units or the lowest income bracket but instead, expands the housing opportunity for people working full time but who still are not achieving more than 60% of the average median income.

ACTION TAKEN:

Motion by Commissioner Price Johnson to approve the two Contract Amendments 1 with Housing Authority of Island County to allow change in terms to contract funding for purchase of property for Sunny View Village; the Contract with Housing Authority of Island County, a recordable Consent and Amendment Agreement regarding the County's consent to the change in terms to Contract; and the Contract with Housing Authority of Island County, a Priority and Subordination Agreement regarding the secured interests each lender or grantee will have in the property upon which Sunny View Village will be built, second by Commissioner Johnson. Motion carried 2-0

**BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING
JUNE 2, 2014 – REGULAR SESSION**

PUBLIC HEARINGS

[Documents on file with the Clerk of the Board]

Public Works

10:15 a.m. Public Hearing: Petition to Open Unopened County Road Right-of-Way known as Harding Avenue – Petition to open a portion of unopened County Road right-of-way known as Harding Avenue located in Section 25, Township29N, Range 3 East; Petitioner: Olaf Thorsen

Bill Oakes, Public Works Director, provided the staff report. The Department recommended approval.

Public comments were offered by:

- Elisa Miller
- Sandra Brouillette-Jobe
- Robert Jobe

There being no additional testimony, the public hearing was closed.

ACTION TAKEN:

Motion by Commissioner Price Johnson to approve the Petition to Open Unopened County Road Right-of-Way known as Harding Avenue, second by Commissioner Johnson. Motion carried 2-0

COMMISSIONERS COMMENTS AND ANNOUNCEMENTS

Board members provided their respective comments and announcements.

There being no further business to come before the Board the meeting adjourned at 10:40 a.m. The Board will meet next in Regular Session on Monday June 9, 2014 beginning at 10:00 a.m.

BOARD OF COUNTY COMMISSIONERS
ISLAND COUNTY, WASHINGTON

Jill Johnson, Chair

Helen Price Johnson, Member

Commissioner District 3 Position Vacant

ATTEST:

Debbie Thompson
Clerk of the Board